

# \$444,000 - 1701, 325 3 Street Se, Calgary

MLS® #A2247918

**\$444,000**

2 Bedroom, 2.00 Bathroom, 781 sqft

Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

Riverfront Pointe 17th floor sub-penthouse with the largest private roof top terrace in the building, river view and over looking the illuminated Centre Street bridge at night. Million dollar view. Excellent for roof top parties. Make a great executive suite or cooperate accommodation for out of town corporate guests. 2 bedrooms and 2 full bath. Ceiling to floor windows. Lifestyle choice. Very rare opportunity for this type of unit be available at this price point. Double tandem parking for 2 cars, underground, heated and secure. Reasonable condo fee as you don't pay for the private roof top terrace. Gym and bike storage in the building. Healthy living. Riverwalk, bike path just across the front door. Great investment too

Built in 2010

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2247918    |
| Price          | \$444,000   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 781         |
| Acres          | 0.00        |
| Year Built     | 2010        |
| Type           | Residential |
| Sub-Type       | Apartment   |



|        |                   |
|--------|-------------------|
| Style  | Single Level Unit |
| Status | Active            |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1701, 325 3 Street Se |
| Subdivision | Downtown East Village |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2G 0T9               |

## Amenities

|                |                                                                                  |
|----------------|----------------------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Fitness Center, Roof Deck, Secured Parking, Service Elevator(s) |
| Parking Spaces | 2                                                                                |
| Parking        | Parkade                                                                          |

## Interior

|                   |                                                                                                                                |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home                                                                                                |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Convection Oven |
| Heating           | Baseboard                                                                                                                      |
| Cooling           | None                                                                                                                           |
| # of Stories      | 18                                                                                                                             |

## Exterior

|                   |                  |
|-------------------|------------------|
| Exterior Features | Balcony          |
| Construction      | Stucco, Concrete |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 12th, 2025 |
| Days on Market | 98                |
| Zoning         | RM-7              |

## Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | First Place Realty |
|----------------|--------------------|

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